

PROPERTY LOCATION

No	Alt No	Direction/Street/City
40		LAKE ST, ARLINGTON

OWNERSHIP

Owner 1:	BURGER NIELS G		
Owner 2:	ROSENBERG JULIE E		
Owner 3:			
Street 1:	40 LAKE STREET		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: N
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	KAEMPF CLARK A -		
Owner 2:	MODICA CATHERINE -		
Street 1:	40 LAKE STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .183 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1895, having primarily Wood Shingle Exterior and 2543 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.18283	Total SF/SM:	7964	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	474,421	Spl Credit	Total:	474,400
--------------	---------	--------------	------	-------------	-----	------------	---------------	-----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	7964.000	513,100	7,400	474,400	994,900
Total Card	0.183	513,100	7,400	474,400	994,900
Total Parcel	0.183	513,100	7,400	474,400	994,900
Source: Market Adj Cost	Total Value per SQ unit /Card:			391.17	/Parcel: 391.17

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	513,100	7400	7,964.	474,400	994,900		Year end	12/23/2021
2021	101	FV	497,700	7400	7,964.	474,400	979,500		Year End Roll	12/10/2020
2020	101	FV	497,800	7400	7,964.	474,400	979,600	979,600	Year End Roll	12/18/2019
2019	101	FV	378,900	7400	7,964.	504,100	890,400	890,400	Year End Roll	1/3/2019
2018	101	FV	378,900	7400	7,964.	367,700	754,000	754,000	Year End Roll	12/20/2017
2017	101	FV	378,900	7400	7,964.	320,200	706,500	706,500	Year End Roll	1/3/2017
2016	101	FV	361,300	7400	7,964.	272,800	641,500	641,500	Year End	1/4/2016
2015	101	FV	335,700	7400	7,964.	266,900	610,000	610,000	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrp	Comment
10/5/2021	1563	Redo Bat	26,400	O				
9/18/2015	1370	Redo Bas	30,000		9/18/2015			Basement remodel f
5/30/2013	765	New Wind	6,000	C				
2/22/2013	239	Manual	17,151	C				
8/1/2011	780	New Wind	8,000					7 REPL WINDOWS
11/21/2008	1436	Siding	30,000					
3/16/2007	153	Wood Dec	18,000			G8	GR FY08	NEW DECK @ REAR /
1/3/2007	4	Redo Kit	85,000			G8	GR FY08	INT WORK
12/19/2006	1102	Manual	7,000			G8	GR FY08	renovate garage e
12/1/2006	1045	Inter-De	5,000			G8	GR FY08	KIT / BTH / CHIMNE

ACTIVITY INFORMATION

Date	Result	By	Name
10/17/2016	Meas/Inspect	DGM	D Mann
10/17/2016	Permit Visit	DGM	D Mann
4/30/2014	External Ins	PC	PHIL C
6/20/2013	Info Fm Prmt	EMK	Ellen K
5/23/2013	Info Fm Prmt	EMK	Ellen K
1/26/2009	Meas/Inspect	189	PATRIOT
12/13/2006	MLS	MM	Mary M
4/27/2000	Inspected	264	PATRIOT
9/27/1999	Mailer Sent		
Sign:	VERIFICATION OF VISIT NOT DATA		

[illegible]

474,421	Spl Credit		Total:	474,400
---------	------------	--	--------	---------

apro

2023

APPRAISED:

USE VALUE:

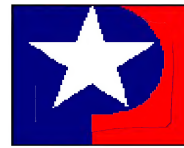
ASSESSED:

Total Card / Total Parcel

994,900 / 994,900

994,900 / 994,900

994,900 / 994,900



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	4774
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

	Name
M	D Mann
M	D Mann
	PHIL C
K	Ellen K
K	Ellen K
	PATRIOT
	Mary M
	PATRIOT

/ /

